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SPECIAL MESSAGE

OF

GOVERNOR HERBERT S. HADLEY

Concerning Repairs to Old Capitol

WITH

REPORT OF ARCHITECTS

TO THE

Forty-Sixth General Assembly

1911

Missouri, Session, 1905
11

(Hadley's House)



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MESSAGE

To the Forty-sixth General Assembly:

At the request of the members of the Board of Permanent Seat of Government, I submit to you herewith certain documents and information relating to the present condition of the State Capitol, and the advisability of repairing the same so as to make it available for use by the different departments of government.

Following the destruction of the State Capitol upon the 5th of February, the members of the Board of Permanent Seat of Government, after conferring with a number of the members of the Legislature, appointed a commission of architects and builders, composed of Mr. William B. Ittner, an architect of St. Louis, Mr. John Lonsdale of Kansas City, and Mr. Fred H. Binder of Jefferson City, both practical builders and contractors, to examine into the condition of the Capitol and to report whether, in their opinion, it was in such condition that it could be made available for use and as to the expenses necessary to the making of such repairs. That commission, after an examination of the Capitol building, submitted a preliminary report, which is hereto attached and marked Exhibit "A." The commission was then instructed to continue its investigations and make a detailed report as to the expense necessary to restore the north and south wings so as to be available for use by the four executive officers, the Governor, State Treasurer, State Auditor and Secretary of State, and also to restore the legislative chambers upon the second floor so the same might be available for the use of the 47th General Assembly.

This report was submitted on February 27th, and is hereto attached and marked Exhibit "B."

Thereupon, the Board of Permanent Seat of Government adopted a resolution recommending to the Legislature that an appropriation be made sufficient to restore the old Capitol Building, as outlined in Proposition No. 1, or Proposition No. 2, described in detail in said report of the commission made on February 27th.

A copy of said resolution is hereto attached and marked Exhibit "C."

I am also requested by the members of the Board of Permanent Seat of Government to submit certain additional information bearing upon this situation, which may be of value in deciding upon the advisability of making an appropriation for the carrying out of the suggestions contained in one or the other of these propositions.

The four executive officers, the Governor, State Treasurer, Secretary of State, and State Auditor, are now located in the east wing of the old Supreme Court Building, which is manifestly inadequate and unfit for the proper accommodation and housing of these offices, particularly the State Treasurer, State Auditor and Secretary of State. There is no vault in this building in which the valuable records of these three offices can be stored and safely kept, and as the interior of the building is entirely of wood construction, the danger of fire and the destruction of valuable records is an imminent and serious one. This condition has necessitated the employment of a number of watchmen who are kept in the building both day and night, and unless the portion of the Capitol building previously occupied by these officers is restored, it will be necessary to construct a vault in the east wing of the old Supreme Court Building for the use of the State Auditor, State Treasurer and Secretary of State.

The use of this building by these officers has made it necessary for the State Board of Health, the Game and Fish Warden, the Bureau of Mines and Mining, the State Hotel Inspector and the Library Commission to rent quarters in business buildings in Jefferson City at an expense which, if continued for the present biennial period, will amount to about \$7,000. It is estimated that it will cost, at least, \$5,000 to build the vault referred to and this expense, together with the expense of watchmen and other incidental expense, will make the total charge, on account of these expenses, amount to approximately \$20,000 during the course of this biennial period.

Consequently, in considering the advisability of an appropriation for either \$72,000 or \$52,000 necessary to restore the Capitol Building, according to either of these plans, this expense, the greater portion of which could be avoided by restoring the old Capitol Building, should be properly deducted from the expense of such work.

Further, a number of the records of the State Auditor and the Secretary of State are scattered in other State Buildings, with danger of their loss and necessary inconvenience in the conduct of public affairs.

As the report of the commission selected by the Board of Permanent Seat of Government discloses, the north and south wings of the Capitol Building which were constructed in 1887, are practically fireproof and were not seriously damaged by the fire, and the vaults therein could be easily made available for use, in case either plan of reconstruction suggested in this report were carried out.

This Legislature should also consider the conditions which will exist on the convening of the 47th General Assembly. Whatever plan may be adopted for the construction of a new State Capitol, there would be no prospect of the same being available for use of the 47th General Assembly. And unless Plan No. 1, as outlined in the report of the commission of February 27th, is carried out, the next General Assembly will be confronted with the same situation that confronted this General Assembly following the destruction of the Capitol by fire. As even the quarters which have been placed at the disposal of this General Assembly may not be available in January 1913, for the use of the 47th General Assembly, the necessity of providing some suitable place for the accommodation of the legislative department is an imperative one. If the construction of a new State Capitol is decided upon by the vote of the people of the State at a special election to be held during the coming summer, it is not reasonable to anticipate that the same would be completed for the use of the executive and legislative departments of the State government prior to 1914. And the expenses which it will be necessary, therefore, to incur, in case the Capitol Building is not made available for the use of the executive offices, will, in the opinion of the Board, be approximately equal to the expense of restoring the Capitol Building for the use of the executive departments. And if the construction of a new State Capitol is not provided for until the general election in 1912, the expense incident to the present location of the state offices and the expense incident to providing quarters for the General Assembly in 1913, would, in the opinion of the Board, exceed the expense necessary for the restoring of the Capitol Building, as outlined in Proposition No. 1 of the report of the commission of February 27th.

The Board has taken the responsibility of removing such por-

tions of the dome and the walls as were likely to fall and endanger life, and also the rubbish and debris resulting from the fire. This work has progressed, so far, at small expense, as the greater part of it has been done by convict labor and with teams belonging to the State.

It is also the opinion of the Board that the expense of repairing the Capitol Building, either as outlined in Proposition No. 1, or Proposition No. 2, can be materially decreased by the use of prison labor thereon. And as the use of prison labor in this work would be towards the accomplishment of the object which has met with general approval of decreasing the number of convicts now engaged in contract labor, it has seemed advisable to the members of the Board that this labor should be used in the work of rebuilding as far as possible.

I, therefore, submit to you these documents and the information herein contained for your consideration.

Respectfully submitted,

HERBERT S. HADLEY,
Governor.

EXHIBIT "A."

Jefferson City, Mo., February 16, 1911.

To the Board of Permanent Seat of Government,
Jefferson City, Mo.

Gentlemen:—The commission selected by your Board to examine and report upon the condition of the State Capitol Building have this day made a detailed examination of the structure and respectfully report as follows:

1.

(a) We find it entirely safe to use the walls and floors of the north and south wings as the same are almost intact.

(b) We find the walls of the central portion of the building to be in no danger of collapse, but would recommend the removal of the interior walls of this portion of the building to the second story level.

(c) We find the supporting walls of the lantern and central portion of the building to be in good condition, but would recommend the removal of the lantern walls to the level of the second floor ceiling; the interior walls of this portion of the building to be retained to buttress the outer or enclosing walls.

All of the above walls, and particularly the outer walls of the central portion (b) and (c) will require repairs where the wooden lintels have been destroyed. This repair is not a difficult or costly matter. It will also be necessary to remove a number of these walls somewhat below the second story level in order to rebuild the shattered and damaged portions.

2.

We find the rooms on the first floor and basement of the north and south wings in much better condition than anticipated and at comparatively small cost the same can be placed in condition for occupancy.

Before the commission can prepare an accurate estimate of the cost of the restoration as required by the board, it will be necessary (in the absence of complete drawings) to make a survey of the building in order that a plan may be prepared. To this end

we would recommend that the Board authorize the employment of a competent person to make such survey.

As a further aid to such survey and to forward the work, we would also recommend that the work of cleaning the building of debris and the removal of the walls herein recommended be begun at once. Since the removal of the walls of the lantern will be attended with some danger to the persons engaged in the work, it is recommended that the same be placed under competent supervision.

3.

In view of the condition of the walls of the upper story of the building for the economical restoration of the upper story, the proposition of roofing over the first story of the north and south wings for the use of the executive officers does not appeal to your commission.

The proposition of restoring both the first and second floors so that they may be occupied for temporary use by the Legislature in 1913, by roofing over the entire building, is perfectly practicable and, in the judgment of your Commission, can be done at reasonable cost.

As the work of restoring the building will be attended with more or less uncertain elements with respect to the structural parts of the building, regardless of the completeness of the plans and specifications prepared for the same, in the opinion of your commission, the best method of procedure will be to place the work in competent hands on the basis of cost and percentage. This will insure the speedy completion of the work at minimum cost to the State.

Respectfully submitted,

Wm. B. Ittner.

Jno. Lonsdale,

Fred H. Binder.

EXHIBIT "B."

Jefferson City, Mo., February 27, 1911.

To the Board of Permanent Seat of Government,
Jefferson City, Missouri.

Gentlemen:—The Commission, selected by your Board to examine and report upon the condition of the Capitol building, have this date made a detailed estimate of the cost of the necessary repairs and respectfully report as follows:

PROPOSITION NO. 1.

This proposition, in general, covers the rehabilitation of the entire building including basement, first and second floors, as follows:

(a) Remove the front and rear parapet walls of the old building and rebuild in brick.

(b) Remove tower and adjacent walls to an average height of twelve feet, above second floor level, and rebuild to the new roof level with the necessary brick work.

(c) Remove such partition walls, or portions thereof, in the old building as are in bad condition and rebuild with brick.

(d) Build flat roof over entire building, including portico, pitching roof slightly to present conductor openings. Cover roof with composition roofing. Support roof and ceiling over House and Senate chambers on wood trusses. Support by four posts in Senate Chamber and six posts in the House. Remainder of roof to be carried on joist and hog chains.

(e) Furr down ceiling over entire second floor and the first floor ceiling of the old building with wood and metal lath construction. Plaster the building throughout, except such surfaces in basement and first floor as are undamaged (plastering to be rough two coat work).

(f) Build in new frames, sash, doors, etc., throughout the entire building where same are missing.

(g) Replace wood floor throughout second floor and replace and repair wood floors of basement and first floor where necessary. Floor of Senate Chamber to be supported on wood trusses and all joist construction to have rough under floor.

(h) Repair stairs of north and south wings and omit stairs in rear of old building, flooring over present rear stair well.

(i) Build frame wall at rear enclosing toilets. Install six urinals, six closets and six lavatories on each floor, including basement, first and second floor.

(j) Cap parapet walls and build galvanized iron cornice on walls of old building.

(k) Paint all woodwork throughout with two coats of oil paint and all plaster walls with two coats of water paint.

(l) Wire building throughout and furnish fixtures for electric light.

Replace present heating system.

PROPOSITION NO. 2.

This proposition, in general, covers the rehabilitation of the basement and first floor, as referred to in Proposition No. 1, with the roofing and glazing of the second story.

The cost of carrying out Proposition No. 1, we

estimate to be \$72,000.00

The cost of carrying out Proposition No. 2, we esti-

mate to be 52,200.00

The above estimates of cost are based upon the most economical and inexpensive manner possible of doing the work, including such expenditures only as are absolutely necessary to make the building safe and habitable for use and occupancy. No architect, or other fees, are included therein.

As recommended in your commissioners' former report, it is now more so than ever our opinion that in rebuilding or renovating the building the State's interest will best be safe and protected to not let the work under contract, but to employ competent supervision under whose instructions the material be bought and such work performed as will bring it within this estimate.

Respectfully submitted,

WM. B. ITTNER,

per R. H. Alexander.

JNO. LONSDALE,

FRED H. BINDER.

EXHIBIT "C."

Whereas, the State Capitol was destroyed by fire, Sunday night, February 5th, 1911, driving the Legislature and the State departments into temporary quarters; and

Whereas, the Board of Permanent Seat of Government appointed a Commission of architects and builders, composed of Messrs. Wm. B. Ittner, of St. Louis, John Lonsdale, of Kansas City, and Fred H. Binder, of Jefferson City, to examine the condition of the old Capitol and to report its findings; and

Whereas, said Commission, under date of February 27th, 1911, has made its report—copy of which accompanies this Resolution; and

Whereas, the temporary quarters of the State departments are wholly inadequate for the transaction of the States' business, being not only too small but without vault room, or other safeguards, for the preservation of the inestimably valuable State records now constantly exposed to destruction by fire;

Therefore, be it resolved that the board of Permanent Seat of Government unanimously recommends to the Legislature that appropriation sufficient be made to restore, temporarily, the basement and first story of the old Capitol building, for the use of the executive offices, in accordance with plans and estimates submitted in Proposition No. 1, or Proposition No. 2, by the Commission appointed to examine into and report on the cost of the partial restoration of the old Capitol.

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